

SUMTER COUNTY HISTORICAL COURTHOUSE AND 1988 JAIL RENOVATION MONTHLY UPDATE MAY 15, 2012



PROJECT TEAM

Owner

Sumter County Board of County
Commissioners
7375 Powell Road
Wildwood, FL 34785
Project Manager: Doug Conway

Construction Manager

URS Corporation
315 East Robinson Street, Suite 245
Orlando, FL 32801
Project Manager: Long Nguyen, PE

General Contractor

Emmett Sapp Builders
4430 NE 83rd Road
Wildwood, FL 34785
Project Manager: Shelton Crow

Architect

Architecture Studios, Inc.
114 South Magnolia Avenue
Ocala, FL 34471
Architect: Joe Rispoli, AIA

EXECUTIVE SUMMARY

Conditional Notice to Proceed (NTP) issued April 16, 2012 consisting of the following:

- Historic Courthouse – Staging & Mobilization only- no interior or exterior envelope work at this time until 3rd floor of Courthouse relocates to Judicial Bldg.
- 2009 Jail Corrective Action – The Contractor can commence with both the HVAC and Hot Water Heater corrective action.
- Judicial Building – The Contractor may commence with the installation of the card reader at the east employee entrance. Repairs to roof envelope underway.
- 1988 Jail – The Contractor may commence with Area A - Courtroom, Area D - Training & Breakroom, Area I – Sallyport, Area G – Connecting Corridor, Area B – Medical Annex, Area E – Telecom Area as the Phase I activities and Area C – Trustee Area, Area F – Control Room as Phase 2. The work activity in the Jail is pursuant to the approved sequencing by the Jail Administration.
- Exterior - Begin mobilizing including installation of the security fence, construction signs, material and equipment staging area located directly south of the Historic Courthouse and west of the Jail.

COST SUMMARY

▣	TOTAL CONTRACT AMOUNT:	\$7,237,361.00
▣	• RENOVATIONS TO 1988 JAIL	\$1,893,769.00
▣	• INTERIOR HISTORIC COURTHOUSE	\$3,833,806.00
▣	• EXTERIOR HISTORIC COURTHOUSE	\$1,509,786.00
▣	AUTHORIZED CHANGES TO DATE:	
▣	• RENOVATIONS TO 1988 JAIL	NONE TO DATE
▣	• INTERIOR HISTORIC COURTHOUSE	
▣	CCD #1	(TBD)
▣	• EXTERIOR HISTORIC COURTHOUSE	NONE TO DATE
▣	OWNER'S CONTINGENCY BUDGET:	
▣	• RENOVATIONS TO 1988 JAIL	\$ 112,500.00
▣	• INTERIOR HISTORIC COURTHOUSE	\$ 375,000.00
▣	• EXTERIOR HISTORIC COURTHOUSE	\$ 37,500.00

CONTRACT DURATION SUMMARY

TOTAL CONTRACT TIME:	439 CALENDAR DAYS
• RENOVATIONS TO 1988 JAIL	372 DAYS
• INTERIOR HISTORIC COURTHOUSE	439 DAYS
• EXTERIOR HISTORIC COURTHOUSE	382 DAYS
ORIGINAL SUBSTANTIAL COMPLETION:	
• RENOVATIONS TO 1988 JAIL	04/22/13
• INTERIOR HISTORIC COURTHOUSE	06/28/13
• EXTERIOR HISTORIC COURTHOUSE	06/28/13
CONTRACT DAYS REMAINING AS OF APRIL 30, 2012:	
• RENOVATIONS TO 1988 JAIL	358 DAYS
• INTERIOR HISTORIC COURTHOUSE	425 DAYS
• EXTERIOR HISTORIC COURTHOUSE	382 DAYS
CONTRACT TIME EXTENSIONS:	NONE TO DATE

CONSTRUCTION PROGRESS SUMMARY

▣ INTERIOR AND EXTERIOR HISTORIC COURTHOUSE:

- ▣ The Building Permit issued April 4, 2012, limited NTP April 16, 2012
- ▣ During the month of April, preconstruction activities commenced. Temporary fencing and signage were installed on the west side of the site. The General Contractor (GC) submitted a master schedule with revisions based on the changes due to the relocation of the Clerk of the Circuit Court. A submittal log was transmitted and the asbestos abatement plan was submitted to Sumter County's Environmental Consultant for review. The GC submitted the schedule of values for all projects for review. The Building Department issued Building permits for all projects.
- ▣ After meeting with the Clerk of the Circuit Court earlier this month, it was determined the clerk would move from the Historic Courthouse to the Judicial Building. This would allow the Contractor to proceed with the renovation work in an unoccupied building. In order for this move to occur, the corrective work to the existing Judicial Building roofing at the east bell tower had to be completed. On April 11, 2012, a Construction Change Directive (CCD) was issued to the Contractor to proceed with remediation of the roofing at both bell towers. Work on the east tower continues and all roof work on the east bell tower is anticipated to be completed by May 24th, thus allowing relocation of the 3rd floor and demolition work of the interior courthouse to commence.
- ▣ The primary employee entrance will be restricted by construction activity. A card reader was installed at the east entrance of the Judicial Building to provide alternative access.

CONSTRUCTION PROGRESS SUMMARY

- ▣ 1988 JAIL RENOVATIONS:
- ▣ The Building Permit was issued April 12, 2012 and conditional NTP on April 16, 2012
- ▣ The commissioning and testing portion of the 2009 HVAC Corrective Action was completed during April. A final written report will be submitted to the Engineer of Record for review and further corrective action direction.
- ▣ The corrective action of the hot water system in the 2009 jail began and will continue through the month of May.
- ▣ The GC completed most of the demolition of Area 'A' and began demolition of Area 'D'.
- ▣ There are no critical issues to report this month.

1988 JAIL RENOVATION PROGRESS PHOTOS



AREA 'A' DEMOLITION



AREA 'A' HOT WATER PIPING

1988 JAIL RENOVATION PROGRESS PHOTOS



TEST & BALANCE INVESTIGATION



AREA 'A' PLUMBING

1988 JAIL RENOVATION PROGRESS PHOTOS



TEST & BALANCE
CONTROLS INVESTIGATION



TEST & BALANCE PROCEDURE

HISTORIC COURTHOUSE PROGRESS PHOTOS



JUDICIAL BUILDING EAST TOWER
EXISTING ROOF DECKING



JUDICIAL BUILDING EAST TOWER
EXISTING FLASHING

HISTORIC COURTHOUSE PROGRESS PHOTOS



JUDICIAL BUILDING EAST TOWER
EXISTING FLASHING



TEMPORARY SITE FENCING

HISTORIC COURTHOUSE PROGRESS PHOTOS



HISTORIC FURNITURE TO BE REMOVED
AND REINSTALLED



REMOVED FURNITURE & EQUIPMENT

